



**FOR LEASE**

## INDUSTRIAL FLEX SPACE

M&W Business Park is a premier business park offering flexible spaces from 1,000 to 7,200 square feet, designed to accommodate industrial, office, and warehouse needs. Centrally located along the I-35 West Corridor, the park is ideal for small business owners seeking versatile space.

### **Spaces Available**

Suite 511	1,000 SF
Suite 151	2,400 SF
Suite 211	2,400 SF
Suite 351	2,000 SF
Suite 531	3,000 SF



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**10365 Alta Vista Rd, Fort Worth**

### **Property Highlights**

- Mixed SF Available
- HVAC in Office & Warehouse
- 12-14' Clear Height
- Grade Level Doors
- Monument sign
- Built in 2018
- Concrete Roads throughout

### **Rates**

**\$12.80 - \$14.20 PSF NNN**



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# INDUSTRIAL FLEX SPACE - FOR LEASE

10365 ALTA VISTA RD, FORT WORTH



## Suite 511 - \$14.20 NNN

- 1,000 SF
- One 10 x 10 Grade Level Door
- One Bathroom
- Open Warehouse
- 100% HVAC

## Suite 151 - \$13.50 NNN

- 2,400 SF
- One 10 x 10 Grade Level Door
- One Large Office / Showroom
- Open Warehouse
- One Bathroom

## Suite 211 - \$13.50 NNN

- 2,400 SF
- One 10 x 10 Grade Level Door
- Large Showroom



## Suite 351 - \$14.20 NNN

- 2,000 SF
- One 10 x 10 Grade Level Door
- One Bathroom
- Two Offices
- 100% HVAC
- Open Warehouse

## Suite 531 - \$12.80 NNN

- 3,000 SF
- One 10 x 10 Grade Level Door
- Large Warehouse
- One Bathroom

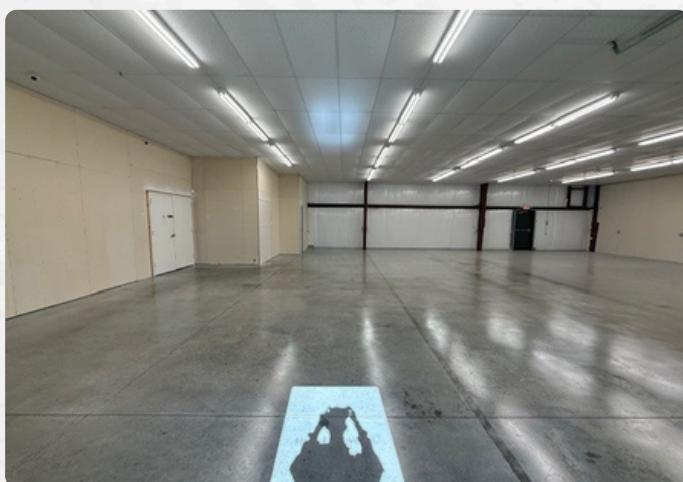


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# INDUSTRIAL FLEX SPACE - FOR LEASE

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## VARIOUS SPACE PHOTOS



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